

MINUTES
LANCASTER COUNTY BOARD OF EQUALIZATION
TUESDAY, AUGUST 10, 1999
COUNTY COMMISSIONERS CHAMBERS
FIRST FLOOR, COUNTY-CITY BUILDING
1:30 P.M.

Commissioners Present: Kathy Campbell, Chair
Larry Hudkins, Vice Chair
Bernie Heier
Linda Steinman
Bob Workman

Others Present: Norm Agena, County Assessor
Kerry Eagan, Chief Administrative Officer
Dave Johnson, Deputy County Attorney
Bruce Medcalf, County Clerk
Gwen Thorpe, Deputy County Clerk

- 1) **MINUTES:** Approval of the minutes of the Board of Equalization meeting held on Tuesday, August 3, 1999. (A copy of these minutes is on file in the Office of the Lancaster County Clerk.)

MOTION: Workman moved and Heier seconded approval of the Board of Equalization minutes dated August 3, 1999. On call Campbell, Heier, Workman and Steinman. Hudkins present, but not voting. Motion carried.

- 2) **ADDITIONS AND DEDUCTIONS:**

Approval of 6 additions and deductions to the tax assessment rolls per Exhibit "A". (19991520)

MOTION: Steinman moved and Heier seconded approval of the additions and deductions. On call Heier, Campbell, Steinman, Hudkins and Workman voted aye. Motion carried.

- 3) **MOTOR VEHICLE TAX EXEMPTIONS:**

Cedars Youth Services
Sacred Heart Church
Tabitha Inc.

MOTION: Steinman moved and Heier seconded approval of motor vehicle tax exemptions for Sacred Heart Church and Tabitha Inc. and approval of a motor vehicle tax exemption for Cedars Youth Services subject to the vehicle(s) being titled and registered to the applicant. On call Steinman, Workman, Heier, Campbell and Hudkins voted aye. Motion carried.

The Chair recessed the Board of Equalization meeting until 2:10 when it was reconvened.

4) **NOTICE OF VALUATION CHANGE FOR OMITTED OR UNDERVALUED PROPERTY FOR THE FOLLOWING:**

Ant LLC (2 notices)
Ross Allen Dick
Fred Cantu

Norm Agena, County Assessor, recommended the following values:

Ant LLC \$26,769 for Original Plat Block 83 Lots 5 and 6 and Original Plat Block 72 South Part of Lots 9 and 10 and Part of Vac M Street and Part of Vac N-S Alley

Ant LLC \$8,405 for a Tract 56.5 feet by 259 feet in NW corner of Lot 159 NE 22-9-5

Ross Allen Dick \$67,300 for Meadow Lane Block 10 Lot 20

Fred Cantu \$27,642 for 1998 Bellavista 16 foot by 70 foot mobile home

MOTION: Steinman moved and Workman seconded to accept the County Assessor's recommendation and place Ant LLC (2 notices), Ross Allen Dick and Fred Cantu on the tax assessment rolls. On call Hudkins, Campbell, Steinman, Heier and Workman voted aye. Motion carried.

5) **PENALTY ASSESSED ON PERSONAL PROPERTY FOR THE FOLLOWING:**

Print Finishers (19991454)

Roland Ashmore, Print Finishers, appeared and indicated he was not aware of taxes being paid on personal property until he received a call from the Assessor's office.

Steinman explained that the Secretary of State's Office will be distributing information regarding filing a Nebraska Personal Property Return with the Assessor's Office.

MOTION: Steinman moved and Heier seconded to accept the County Assessor's recommendation and assess a ten percent penalty on personal property for Print Finishers. On call Hudkins, Steinman, Workman, Heier and Campbell voted aye. Motion carried.

6) **APPROVAL OF 1999 451 TAX EXEMPTIONS ON REAL AND PERSONAL PROPERTY FOR THE FOLLOWING:**

The Arc of Nebraska
Cedars Youth Services, Inc.
Nebraska Masonic Foundation
Sacred Heart Church
Trinity United Methodist Church (5 exemptions)

MOTION: Hudkins moved and Heier seconded to accept the County Assessor's recommendation and approve 1999 451 tax exemptions on real and personal property for The Arc of Nebraska, Cedars Youth Services, Inc., Nebraska Masonic Foundation, Sacred Heart Church and Trinity United Methodist Church (5 exemptions). On call Steinman, Workman, Campbell, Hudkins and Heier voted aye. Motion carried.

7) **APPROVAL OF A FULL 451 TAX EXEMPTION FOR 1999 ON REAL PROPERTY FOR THE FOLLOWING:**

Havelock Assembly of God Church

MOTION: Heier moved and Steinman seconded to accept the County Assessor's recommendation and approve a full 451 tax exemption for 1999 on real property for Havelock Assembly of God Church. On call Heier, Workman, Hudkins, Campbell and Steinman voted aye. Motion carried.

8) **REMOVAL OF 1999 451 TAX EXEMPTION ON REAL PROPERTY FOR THE FOLLOWING:**

Community Christian Church (19991455)
Developmental Services of Nebraska

MOTION: Hudkins moved and Heier seconded to accept the County Assessor's recommendation and remove the 1999 451 tax exemption on real property for Community Christian Church because no deed has been filed in the new owner's name and to remove the 1999 451 tax exemption on real property for Developmental Services of Nebraska because the property was sold in May, 1999. On call Campbell, Steinman, Workman, Heier and Hudkins voted aye. Motion carried.

9) **APPROVAL OF A 1999 PARTIAL 451A TAX EXEMPTION FOR THE FOLLOWING:**

Madonna Rehabilitation Hospital

Victor Witkowicz, Madonna Rehabilitation Hospital, appeared.

MOTION: Steinman moved and Workman seconded to accept the County Assessor's recommendation and approve a partial exemption on Parcel I.D. 17-32-446-001-000 and to approve a full exemption on Parcel I.D. 17-32-445-002-000. On call Heier, Workman, Steinman, Campbell and Hudkins voted aye. Motion carried.

10) **1999 DISAPPROVED 451 TAX EXEMPTIONS ON REAL AND PERSONAL PROPERTY FOR THE FOLLOWING:**

The Catholic Bishop of Lincoln
Christian Student Fellowship
Faith Bible Church of Lincoln, Nebraska
Kansas-Nebraska Association of Seventh-day Adventists

The Catholic Bishop of Lincoln

Robert Vasa appeared noting that the home is unoccupied and that they have entered into a contract to demolish the home. He added they also have a contract with Clark Enersen Partners to design an office building. Vasa stated they wanted to begin demolition in May, however, they are waiting on City approval.

The Assessor recommended denial because the property is not being used for a religious purpose.

MOTION: Heier moved and Hudkins seconded to accept the County Assessor's recommendation and deny the 451 tax exemption on real/personal property for The Catholic Bishop of Lincoln. On call Steinman, Hudkins, Heier, Workman and Campbell voted aye. Motion carried.

Christian Student Fellowship

MOTION: Hudkins moved and Steinman seconded to accept the County Assessor's recommendation and deny the 451 tax exemption on real/personal property for Christian Student Fellowship. On call Workman, Campbell, Hudkins, Steinman and Heier voted aye. Motion carried.

Faith Bible Church of Lincoln, Nebraska

MOTION: Steinman moved and Heier seconded to accept the County Assessor's recommendation and deny the 451 tax exemption on real/personal property for Faith Bible Church of Lincoln, Nebraska. On call Hudkins, Workman, Heier, Campbell and Steinman voted aye. Motion carried.

Kansas-Nebraska Association of Seventh-day Adventists

MOTION: Hudkins moved and Workman seconded to accept the County Assessor's recommendation and deny the 451 tax exemption on real/personal property for Kansas-Nebraska Association of Seventh-day Adventists. On call Campbell, Heier, Steinman, Workman and Hudkins voted aye. Motion carried.

11) **ADJOURNMENT:**

MOTION: Steinman moved and Hudkins seconded adjournment of the Board of Equalization meeting. On call Hudkins, Campbell, Steinman, Heier and Workman voted aye. Motion carried.

Bruce Medcalf
County Clerk

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- 1) **MINUTES: Approval of the minutes of the Board of Commissioners meeting held on Tuesday, August 3, 1999. (A copy of these minutes is on file in the Office of the Lancaster County Clerk.)**

MOTION: Hudkins moved and Heier seconded approval of the Board of Commissioners minutes dated August 3, 1999. On call Campbell, Hudkins, Heier, Workman and Steinman voted aye. Motion carried.

- 2) **CLAIMS: Approval of all claims processed through Tuesday, August 10, 1999.**

MOTION: Workman moved and Heier seconded approval of the claims processed through August 10, 1999. On call Heier, Campbell, Steinman, Hudkins and Workman voted aye. Motion carried.

- 3) **SPECIAL PRESENTATIONS:**

Exceptional circumstance awards for the following employees in the Register of Deeds Office: Melodie Alexander, Vicki Blacketer, Jennifer Hawkins and Greg Von Behren. (19991529)

Dan Nolte, Registrar of Deeds, explained that job audits were conducted in his office and there was a recommendation that four employees be reallocated into a new classification. He stated a new employee has also been hired for the same classification and it was discovered that after completing six months probation there is the possibility the new employee will be earning more than employees who have been in the office for one to three years. To prevent the inequity, Nolte said, he is requesting that the four employees who were reallocated be given a one step pay increase, effective July 15, 1999.

MOTION: Steinman moved and Heier seconded approval of a one step pay increase for Melodie Alexander, Vicki Blacketer, Jennifer Hawkins and Greg Von Behren. On call Steinman, Workman, Heier, Campbell and Hudkins voted aye. Motion carried.

4) **PUBLIC HEARINGS:**

Street Name Change 99004 to rename Highway 77 south from Interstate 80 to its intersection with Highway 136 as "Homestead Heritage Expressway". This includes a portion of South 12th Street and Salt Valley Roadway. (19991426) (19991523)

Campbell opened the public hearing and asked if anyone wished to testify in favor of the name change.

The Clerk swore in Ray Hill, Planning Department.

Hill explained that the State actually names the section of highway, however, the County Board must make a recommendation of approval or denial of the renaming to the State Highway Commission and the Governor. Hill stated the State would then act on the recommendation from the County Board after which final approval would come back to the County Board.

In response to a question asked by Hudkins, Hill stated that The Friends of Homestead would be willing to shorten the name from "Homestead Heritage Expressway" to "Homestead Expressway".

Hill distributed documentation regarding a letter in opposition to the name change from Mrs. Charles Fred Craft (Exhibit "A").

Dave Johnson, Deputy County Attorney, stated it was his understanding that "Homestead Expressway" was the preferred name change. He added that there would need to be a motion made amending the name to "Homestead Expressway".

Johnson also added that the documentation distributed by Hill should be made a part of the record.

The Clerk swore in Allen Grell, Gage County Supervisor, Laureen Riedisal, The Friends of Homestead and Mark Engler, National Park Service.

Engler gave a brief history regarding the Homestead Act of 1862 and Homestead National Monument. He noted they would like to further develop the monument by focusing on the following projects:

- * Creation of a 27,000 square foot Heritage Center
- * Creation of a Research Center
- * Creation of an Education Center

* Expansion of museum space

Engler submitted into the record a draft copy of the *Homestead National Monument of America General Management Plan and Environmental Impact Statement* (Exhibit "B").

Riedisal indicated that The Friends of Homestead support "Homestead Expressway" as an alternative name.

Grell informed the County Board that the preliminary General Management Plan has been submitted for review and that they solicited letters, including a letter of support from Governor Johanns, to include in the preliminary plan.

Campbell closed the public hearing.

MOTION: Steinman moved and Hudkins seconded approval to amend Resolution 99-1523 to read "Homestead Expressway" instead of "Homestead Heritage Expressway". On call Workman, Hudkins, Campbell, Steinman and Heier voted aye. Motion carried.

MOTION: Hudkins moved and Steinman seconded approval of Resolution 99-1523 in relation to Street Name Change 99004 to rename Highway 77 South from Interstate 80 to its intersection with Highway 136 as "Homestead Expressway". On call Workman, Hudkins, Campbell, Steinman and Heier voted aye. Motion carried.

5) **NEW BUSINESS:**

A. A contract between Lancaster County and Control By Design to provide computer software consulting services for the County Clerk's Office. On site services will be compensated by the County at \$130 per hour and off-site at \$80 per hour. (19991519)

Tim Genuchi, County Clerk's Office, explained the contract is in relation to the new payroll system (TESSERACT). He stated Bruce Hagy, Control By Design, was the consultant, however, his contract ended upon implementation. The contract currently before the County Board is a continuation to assist with any problems during the first year the system is in place.

MOTION: Steinman moved and Hudkins seconded approval of a contract between Lancaster County and Control By Design to provide computer software consulting services for the County Clerk's Office. On site services will be compensated by the County at \$130 per hour and off-site at \$80 per hour.

In response to a question asked by Hudkins, Genuchi stated travel expenses would be an additional cost, however, most problems will be handled off-site, with the exception of assistance during January when W-2's are processed.

ROLL CALL: Hudkins, Steinman, Workman, Heier and Campbell voted aye. Motion carried.

- B. A program agreement with the State of Nebraska, Department of Roads for a Federal-Aid Bridge Replacement and State-Aid Program Project, at an estimated cost to the County of \$128, 820; Project BR-5204(2), Pioneers Boulevard-Lincoln (Lancaster Bridge Number 0-174). (19991531)**

MOTION: Steinman moved and Heier seconded approval of a program agreement with the State of Nebraska, Department of Roads for a Federal-Aid Bridge Replacement and State-Aid Program Project, at an estimated cost to the County of \$128,820; Project BR-5204(2), Pioneers Boulevard-Lincoln (Lancaster Bridge Number O-174). On call Steinman, Workman, Campbell, Hudkins and Heier voted aye. Motion carried.

- C. A contract with Construction Group Inc. to remodel the Lancaster County Engineering Department sign shop, in the amount of \$22,889.67, commencing on or before August 9, 1999, with completion of all work to be on or before October 1, 1999. (19991527)**

MOTION: Steinman moved and Workman seconded approval of a contract with Construction Group Inc. to remodel the Lancaster County Engineering Department sign shop, in the amount of \$22,889.67, commencing on or before August 9, 1999, with completion of all work to be on or before October 1, 1999. On call Heier, Workman, Hudkins, Campbell and Steinman voted aye. Motion carried.

- D. Authorization of the installation/replacement of the following traffic signs in Lancaster County, Nebraska: (19991524):**

On North 1st Street for southbound traffic:

- * **Replace the right curve sign with a left curve sign**
- * **Replace the signal ahead sign with a "Stop Ahead" sign**
- * **Install a "Stop" sign**

On Fletcher Avenue for westbound traffic:

- * **Install a left curve sign**
- * **Replace the "Stop Ahead" sign with a "Signal Ahead" sign**
- * **Removal of a "Stop" sign**

On North 1st Street for northbound traffic

- * **Install a right curve sign**

On Fletcher Avenue for eastbound traffic

- * **Install a right curve sign**

South 68th Street and Panama Road

- * **Installation of lane use control signs indicating the through and left lanes at all four legs of the intersection**

MOTION: Hudkins moved and Steinman seconded approval of Resolution 99-1524 In the Matter of Authorizing the Installation/Replacement of Traffic Signs in Lancaster County. On call Campbell, Steinman, Workman, Heier and Hudkins voted aye. Motion carried.

- E. Release of Troy A Wilcox and Global Forwarding Company, LTD in regards to a claim filed by Craig S Schnieder, working in his capacity as a Lancaster County Deputy Sheriff. (19991528)**

MOTION: Workman moved and Heier seconded approval of the release of Troy A Wilcox and Global Forwarding Company, LTD in regards to a claim filed by Craig S Schnieder, working in his capacity as a Lancaster County Deputy Sheriff.

Dave Johnson, Deputy County Attorney, stated the release allows the insurance company to pay Mr. Schnieder.

ROLL CALL: Heier, Workman, Steinman, Campbell and Hudkins voted aye. Motion carried.

- F. A refund, in the amount of \$23,329.51, to Richman Gordman 1/2 Price Stores for interest that was improperly requested of them to pay. (19991525)**

MOTION: Steinman moved and Workman seconded approval of a refund, in the amount of \$23,329.51, to Richman Gordman 1/2 Price Stores, for interest that was improperly requested of them to pay. On call Steinman, Hudkins, Heier, Workman and Campbell voted aye. Motion carried.

- G. A request from the Personnel Policy Board to amend the following Personnel Rules: (19991530)**

- * **Rule 17.23 Post Employment Health Plan (PEHP)**
- * **Rule 19.3(f) and 19.3(j) - Sick Leave**

MOTION: Steinman moved and Heier seconded approval of a request from the Personnel Policy Board to amend Personnel Rule 17.23 - Post Employment Health Plan (PEHP) and Rule 19.3(f) and 19.3(j) - Sick Leave. On call Workman, Campbell, Hudkins, Steinman and Heier voted aye. Motion carried.

6) **CONSENT ITEMS:** These are items of business that are routine and which are expected to be adopted without dissent. Any individual item may be removed for special discussion and consideration by a Commissioner or by any member of the public without prior notice. Unless there is an exception, these items will be approved as one with a single vote of the Board of Commissioners. These items are approval of:

A. A request from Deanna B Covault, an employee with the Extension Office, to voluntarily participate in the Lancaster County Retirement Plan. (19991494)

B. A request from Kiven R Moormeier, an employee with the Engineering Department, to voluntarily participate in the Lancaster County Retirement Plan. (19991499)

MOTION: Steinman moved and Heier seconded approval of the Consent Items. On call Hudkins, workman, Heier, Campbell and Steinman voted aye. Motion carried.

7) **ANNOUNCEMENTS:**

Campbell announced the public hearing regarding Lancaster County's Budget for Fiscal Year 1999-2000 will be broadcast on 5 City-TV, Cable Channel 5 on Tuesday, August 17, 1999 at 7 p.m.

8) **ADJOURNMENT:**

MOTION: Steinman moved and Hudkins seconded adjournment of the Board of Commissioners meeting. On call Hudkins, Campbell, Steinman, Heier and Workman voted aye. Motion carried.

Bruce Medcalf
County Clerk